

GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT



Application No. 14541, of A & A Hardware, Inc., pursuant to Paragraph 8207.11 and Sub-section 8207.2 of the Zoning Regulations, for a variance from the loading berth and loading platform requirements (Sub-section 7302.1) for a proposed addition to an existing warehouse located at 6403 Chillum Place, N.W., (Square 3371, Lot 54), and a special exception under Sub-section 7205.4 to locate two required parking spaces for the addition at 6250 Chillum Place, N.W., (Parcel 115/232), a site other than the lot on which the proposed addition is located, both sites being in a C-M-1 District.

HEARING DATE: January 21, 1987

DECISION DATE: January 21, 1987 (Bench Decision)

DISPOSITION: The Board GRANTED the application by a vote of 5-0 (Charles R. Norris, Paula L. Jewell, William F. McIntosh, John G. Parsons and Carrie L. Thornhill to grant).

FINAL DATE OF ORDER: March 5, 1987

ORDER

The Board granted the application by its Order dated March 5, 1987, subject to the condition that construction be in accordance with the plans marked as Exhibit No. 13 of the record. By letter dated July 15, 1987, the applicant filed a timely request for modification of the plans originally approved by the Board.

The proposed modification of plans would result in the relocation of an interior staircase, the installation of an additional garage door and parking space, and the extension of the second floor addition. The proposed modification of plans would provide for more economical use of the space.

By memorandum dated June 29, 1987, the Zoning Review Branch, Department of Consumer and Regulatory Affairs, indicated that the proposed modification of plans will result in additional gross floor area of 3,051.79 square feet. The additional floor area necessitates the provision of one parking space which is provided within the building, therefore, no additional variance relief is required.

By memorandum dated July 17, 1987, the Single Member District Commission for Advisory Neighborhood Commission 4B10 indicated that he had no objection to the proposed modification of plans.

There will be no change in the footprint of the building. No additional variance relief is required. There was no opposition to the proposed modification of plans.

The Board concludes that the proposed modification of plans is minor in nature. The applicant needs no further relief from the Board. The material facts the Board relied upon in granting the application are unaffected by the proposed modified plans.

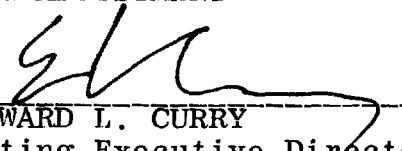
It is therefore ORDERED that the modification of plans is APPROVED and that the plans marked as Exhibit No. 28A of the record are hereby approved and shall be substituted for those originally approved by the Board. In all other respects, the Order dated March 5, 1987, shall remain in full force and effect.

DECISION DATE: July 30, 1987

VOTE: 4-0 (Charles R. Norris, William F. McIntosh, Paula L. Jewell and Carrie L. Thornhill to approve; John G. Parsons not present, not voting).

BY ORDER OF THE D.C. BOARD OF ZONING ADJUSTMENT

ATTESTED BY:


EDWARD L. CURRY
Acting Executive Director

FINAL DATE OF ORDER: SEP 9 1987

UNDER 11 DCMR 3103.1, "NO DECISION OR ORDER OF THE BOARD SHALL TAKE EFFECT UNTIL TEN DAYS AFTER HAVING BECOME FINAL PURSUANT TO THE SUPPLEMENTAL RULES OF PRACTICE AND PROCEDURE BEFORE THE BOARD OF ZONING ADJUSTMENT."

THIS ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER, UNLESS WITHIN SUCH PERIOD AN APPLICATION FOR A BUILDING PERMIT OR CERTIFICATE OF OCCUPANCY IS FILED WITH THE DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS.

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